

IN RE: PETITION FOR ADMIN. VARIANCE

*

BEFORE THE

S/S Bellchase Court, 165 ft. E

Of the c/l of Hillchase Court

25 Bellchase Court

3rd Election District

2nd Councilmanic District

Howard L. Hartz, et ux

Petitioners

*

ZONING COMMISSIONER

*

OF BALTIMORE COUNTY

*

CASE NO. 99-281-A

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Zoning Commissioner as an administrative variance filed by Howard L. Hartz and Nancy B. Hartz, his wife, property owners, for that property known as 25 Bellchase Court in the Valleygate subdivision of Baltimore County. The Petitioners herein seek a variance from Section 504 of the Baltimore County Zoning Regulations (BCZR) and V.B.6.b of the Comprehensive Manual of Development Policies to allow a side yard setback of 12 ft. from window to property line, in lieu of the required 15 ft., in a D.R.3.5 zone. The subject property and requested relief are more particularly described on Petitioners' Exhibit No. 1, the plat to accompany the Petition. for Variance.

The Petitioners having filed a Petition for Residential Variance and the subject property having been posted, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variance would adversely affect the health, safety or general welfare of the public and should therefore be granted. In the opinion of the Zoning Commissioner, the information, photographs, and affidavits submitted provide sufficient facts that comply with the requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

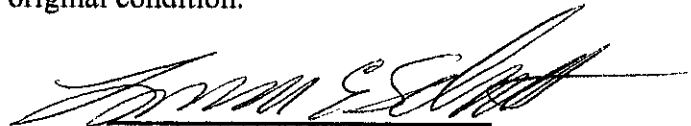
Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the BCZR, and for the reasons given above, the requested variance should be granted.

THEREFORE, IT IS ORDERED by the Zoning Commissioner for Baltimore County, this 26 day of February 1999, that the Petition for an Administrative Variance from

2/26/99
M. Hartz

Section 504 of the Baltimore County Zoning Regulations (BCZR), and V.B.6.b of the Comprehensive Manual of Development Policies, to allow a side yard setback of 12 ft. from window to property line, in lieu of the required 15 ft., in a D.R.3.5 zone, be and is hereby GRANTED, subject, however, to the following restriction which are conditions precedent to the relief granted herein:

1. The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30 day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioners would be required to return, and be responsible for returning, said property to its original condition.



LAWRENCE E. SCHMIDT
ZONING COMMISSIONER FOR
BALTIMORE COUNTY

LES:mmn

ORDER RECEIVED FOR FILING
Date 3/26/99
By M. G. Oak



Baltimore County
Zoning Commissioner
Office of Planning

Suite 405, County Courts Bldg.
401 Bosley Avenue
Towson, Maryland 21204
410-887-4386

February 26, 1999

Mr. and Mrs. Howard L. Hartz
25 Bellchase Court
Baltimore, Maryland 21208

RE: Petition for an Administrative Variance
Case No. 99-281-A
Location: 25 Bellchase Court

Dear Mr. and Mrs. Hartz:

Enclosed please find the decision rendered in the above captioned case. The Petition for Administrative Variance has been granted, in accordance with the attached Order.

In the event the decision rendered is unfavorable to any party, please be advised that any party may file an appeal within thirty (30) days from the date of the Order to the County Board of Appeals. If you require additional information concerning filing an Appeal, please feel free to contact our Appeals Clerk at AC-410-887-3391.

Very truly yours,

A handwritten signature in cursive script, appearing to read "Lawrence E. Schmidt".

Lawrence E. Schmidt
Zoning Commissioner

LES:mmn
Encl.





Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 25 BELLCHASE CT. BATH, MD 21209
which is presently zoned D.R. 3.5

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 504 BCZR, CMDP V.B.6.b

to permit a side yard setback of 12 feet from window to property line
in lieu of the required 15 feet.

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the reasons indicated on the back of this petition form.

Property is to be posted and advertised as prescribed by the zoning regulations.

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser/Lessee:

Name - Type or Print _____
Signature _____
Address _____ Telephone No. _____
City _____ State _____ Zip Code _____

Attorney For Petitioner:

Name - Type or Print _____
Signature _____
Company _____
Address _____ Telephone No. _____
City _____ State _____ Zip Code _____

Legal Owner(s):

Howard L. Hartz
Name - Type or Print _____
Signature _____
Nancy B. Hartz
Name - Type or Print _____
Signature _____
25 Bellchase Ct. (410) 484-7019
Address _____ Telephone No. _____
BATH MD 21208
City _____ State _____ Zip Code _____

Representative to be Contacted:

Howard L. Hartz (410) 415-0403
Name _____
25 Bellchase Ct. (410) 484-7019
Address _____ Telephone No. _____
BATH MD 21208
City _____ State _____ Zip Code _____

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this _____ day of _____ that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted.

Zoning Commissioner of Baltimore County

CASE NO. 99-281-A

Reviewed By RJD Date 1-27-99

REV 9/15/98

Estimated Posting Date 2-7-99

Affidavit in Support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows: That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at

25 Bellchase Ct
Address
Balt MD 21208
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address (indicate hardship or practical difficulty):

We have a growing family. One of the family members cannot negotiate steps. The new addition will allow ground level access to the new bedroom for that family member. The addition will be just off of the driveway and this will allow easy access to the house.

That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Nancy B. Hartz
Signature
Name - Type or Print

Howard L. Hartz
Signature
Name - Type or Print

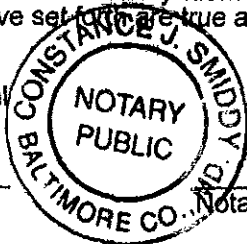
STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 27th day of January, 1999, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Howard L. Hartz and Nancy B. Hartz
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal

1/27/99
Date



Constance J. Smiddy
Notary Public

My Commission Expires 7/30/02

Affidavit in Support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows: That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

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25 Bellchase Ct.
Address
Baltimore MD 21208
City State Zip Code

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That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Nancy B. Hartz
Signature
Name - Type or Print

Howard L. Hartz
Signature
Name - Type or Print

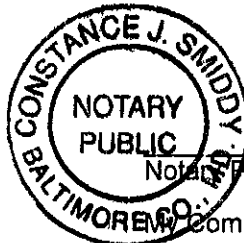
STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

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Howard L. Hartz and Nancy B. Hartz
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal

1/27/99
Date



Constance J. Smiddy
Notary Public
Commission Expires 7/30/02



Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 25 BELLCHASE Ct. BATH. MD 21208
which is presently zoned D.R. 3.5

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 504 BCZR, CMDP V.B. 6.6
to permit a side yard setback of 12 feet from window to property line
in lieu of the required 15 feet.

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the reasons indicated on the back of this petition form.

Property is to be posted and advertised as prescribed by the zoning regulations.
I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser/Lessee:

Name - Type or Print _____
Signature _____
Address _____ Telephone No. _____
City _____ State _____ Zip Code _____

Attorney For Petitioner:

Name - Type or Print _____
Signature _____
Company _____
Address _____ Telephone No. _____
City _____ State _____ Zip Code _____

Legal Owner(s):

HOWARD L. HARTZ
Name - Type or Print _____
NANCY B. HARTZ
Signature _____
25 BELLCHASE Ct. (410) 484-7019
Address _____ Telephone No. _____
BATH. MD 21208
City _____ State _____ Zip Code _____

Representative to be Contacted:

HOWARD L. HARTZ (W) 410-415-0403
Name _____
25 BELLCHASE Ct. (410) 484-7019
Address _____ Telephone No. _____
BATH. MD 21208
City _____ State _____ Zip Code _____

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this _____ day of _____ that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted.

Zoning Commissioner of Baltimore County

CASE NO. 99-281-A

REV 9/15/98

Reviewed By RDD Date 1-27-99

Estimated Posting Date 2-7-99

Zoning Description for 25 Bellchase Court

Beginning at a point on the South side of Bellchase Court which is 50 feet wide at the distance of 165 feet East of the centerline of the nearest improved intersecting street Hillchase Court which is 50 feet wide. Being Lot #47, Section II in the subdivision of Valleygate as recorded in Baltimore County Plat Book #67 containing 15,246 square feet. Also known as 25 Bellchase Court and located in the 3rd Election District, 2nd Councilmatic District.

#281
99-281-A

BALTIMORE COUNTY, MARYL.)
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

No. 063080

DATE 1/27/99 ACCOUNT R001 6150

AMOUNT \$ 50.00

RECEIVED FROM: HOWARD L. HARTZ
25 Baltimore CT

FOR: 01 Variance item # 281

taken by R012

DISTRIBUTION
WHITE - CASHIER | PINK - AGENCY | YELLOW - CUSTOMER

PAID RECEIPT

ISSUED 70000 CDE
1/27/1999 1/27/1999 09:24:11
BY 0502 CASHIER JRIC JMR ESSEN
5 MISCELLANEOUS CASH RECEIPT
Receipt # 078296
CN NO. 063080

50.00 CHECK
Baltimore County, Maryland

99-281-A

CASHIER'S VALIDATION

CERTIFICATE OF POSTING

RE: CASE # 99-281-A

PETITIONER/DEVELOPER:

(Howard Hartz)

DATE OF CLOSING

(Feb. 22, 1999)

Baltimore County Department of
Permits and Development Management
County Office Building, Room 111
111 West Chesapeake Ave.
Towson, Maryland 21204

ATTENTION : MS. GWENDOLYN STEPHENS

LADIES AND GENTLEMEN:

This letter is to certify under the penalties of perjury that the necessary
sign(s) required by law were posted conspicuously on the property located at
25 Bellchase Court Baltimore, Maryland 21208_____

The sign(s) were posted on _____ 2-5-99 _____
(Month, Day, Year)

Sincerely,

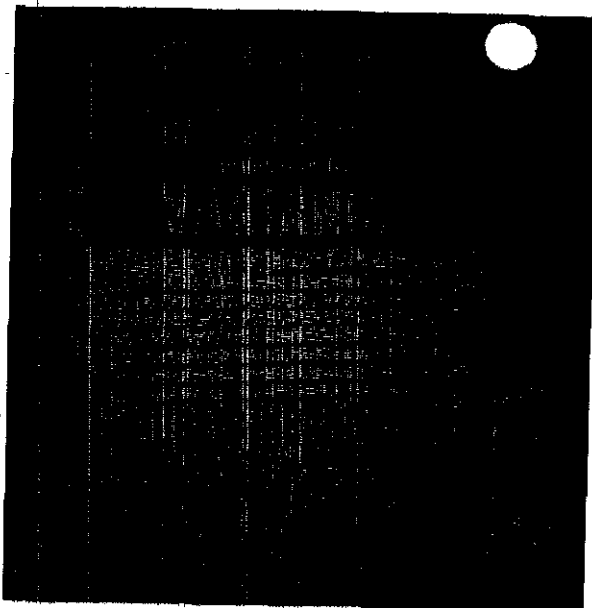

(Signature of Sign Poster & Date)

_____ Thomas P. Ogle, Sr. _____

_____ 325 Nicholson Road _____

_____ Baltimore, Maryland 21221 _____

_____ (410)-687-8405 _____
(Telephone Number)



ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATESCase Number 99- 281 -A Address 25 Bellchase CtContact Person: Robert David Duvall Phone Number: 410-887-3391
Planner, Please Print Your NameFiling Date: 1-27-99 Posting Date: 2-7-99 Closing Date: 2-22-99

Any contact made with this office regarding the status of the administrative variance should be through the contact person (planner) using the case number.

1. **POSTING/COST:** The petitioner must use one of the sign posters on the approved list (on the reverse side of this form) and the petitioner is responsible for all printing/posting costs. Any reposting must be done only by one of the sign posters on the approved list and the petitioner is again responsible for all associated costs. The zoning notice sign must be visible on the property on or before the posting date noted above. It should remain there through the closing date.
2. **DEADLINE:** The closing date is the deadline for an occupant or owner within 1,000 feet to file a formal request for a public hearing. Please understand that even if there is no formal request for a public hearing, the process is not complete on the closing date.
3. **ORDER:** After the closing date, the file will be reviewed by the zoning or deputy zoning commissioner. He may: (a) grant the requested relief; (b) deny the requested relief; or (c) order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days of the closing date) as to whether the petition has been granted, denied, or will go to public hearing. The order will be mailed to you by First Class mail.
4. **POSSIBLE PUBLIC HEARING AND REPOSTING:** In cases that must go to a public hearing (whether due to a neighbor's formal request or by order of the zoning or deputy zoning commissioner), notification will be forwarded to you. The sign on the property must be changed giving notice of the hearing date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign must be forwarded to this office.

(Detach Along Dotted Line)

Petitioner: This Part of the Form is for the Sign Poster Only**USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT**Case Number 99- 281 -A Address 25 Bellchase CtPetitioner's Name Howard + Nancy Hantz Telephone (410) 484-7019Posting Date: 2-7-99 Closing Date: 2-22-99Wording for Sign: To Permit a side yard setback of 12 feet from window
to property line in lieu of the required 15 feet

**DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT
ZONING REVIEW**

ADVERTISING REQUIREMENTS AND PROCEDURES FOR ZONING HEARINGS

The Baltimore County Zoning Regulations (BCZR) require that notice be given to the general public/neighboring property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property (responsibility of the petitioner) and placement of a notice in a newspaper of general circulation in the County, both at least fifteen (15) days before the hearing.

Zoning Review will ensure that the legal requirements for advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements. The newspaper will bill the person listed below for the advertising. This advertising is due upon receipt and should be remitted directly to the newspaper.

OPINIONS MAY NOT BE ISSUED UNTIL ALL ADVERTISING COSTS ARE PAID.

For Newspaper Advertising:

Item Number or Case Number: 99-281A
Petitioner: HOWARD L. HARTZ and NANCY B. HARTZ
Address or Location: 25 BELCHASE Ct BAIT MD 21208

PLEASE FORWARD ADVERTISING BILL TO:

Name: HOWARD L. HARTZ
Address: 25 BELCHASE COURT
BAIT. MD 21208
Telephone Number: (410) 484-7019



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204
pdmlandacq@co.ba.md.us

February 22, 1999

Mr. & Mrs. Howard Hartz
25 Bellchase Court
Baltimore, MD 21208

RE: Case No.: 99-281-A
Petitioner: Howard Hartz, et ux
Location: 25 Bellchase Court

Dear Mr. & Mrs. Hartz:

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM), on January 27, 1999.

The Zoning Advisory Committee (ZAC), which consists of representatives from several Baltimore County approval agencies, has reviewed the plans that were submitted with your petition. All comments submitted thus far from the members of the ZAC are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to ensure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. All comments will be placed in the permanent case file.

If you need further information or have any questions regarding these comments, please do not hesitate to contact the commenting agency.

Very truly yours,

A handwritten signature in black ink, appearing to read "W. Carl Richards, Jr.", followed by a stylized flourish.

W. Carl Richards, Jr.
Zoning Supervisor
Zoning Review

WCR:ggs

Enclosures

Come visit the County's Website at www.co.ba.md.us



BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT
INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Permits and Development Management

DATE: 2/10/99

FROM: R. Bruce Seeley, Project Manager
Development Coordination
DEPRM

SUBJECT: Zoning Advisory Committee

Distribution Meeting Date: Feb. 8, 99

The Department of Environmental Protection and Resource Management has
no comments for the following Zoning Advisory Committee Items:

Item #'s: 278
279
280
281
282
283
285
286
287
288
289
98-467 SP HA



**Baltimore County
Fire Department**

700 East Joppa Road
Towson, Maryland 21286-5500
410-887-4500

February 23, 1999

Arnold Jablon, Director
Zoning Administration and Development Management
Baltimore County Office Building
Towson, MD 21204
MAIL STOP-1105

RE: Property Owner: SEE BELOW

Location: DISTRIBUTION MEETING OF February 8, 1999

Item No.: See Below

Zoning Agenda:

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

8. The Fire Marshal's Office has no comments at this time,
IN REFERENCE TO THE FOLLOWING ITEM NUMBERS:

278, 279, (281), 284, 285, and 288

REVIEWER: LT. ROBERT P. SAUERWALD
Fire Marshal Office, PHONE 887-4981, MS-1102F

cc: File

Come visit the County's Website at www.co.ba.md.us



Printed with Soybean Ink
on Recycled Paper

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Department of Permits
and Development Management

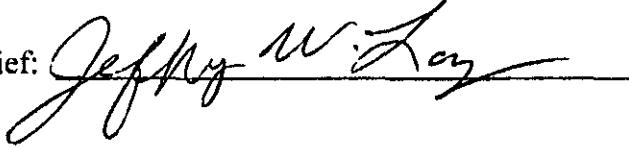
Date: February 5, 1999

FROM: Arnold F. 'Pat' Keller, III, Director
Office of Planning

SUBJECT: Zoning Advisory Petitions

The Office of Planning has no comment on the following petition (s):
Item No (s): 279, 281, 285, and 288

If there should be any questions or this office can provide additional information, please contact Jeffrey Long in the Office of Planning at 410-887-3480.

Section Chief: 

AFK/JL

B A L T I M O R E C O U N T Y, M A R Y L A N D

I N T E R O F F I C E C O R R E S P O N D E N C E

TO: Arnold Jablon, Director
 Department of Permits & Development
 Management

Date: February 17, 1999

FROM: Robert W. Bowling, Supervisor
 Bureau of Developer's Plans Review

SUBJECT: Zoning Advisory Committee Meeting
 for February 16, 1999
 Item Nos. 278, 280, 281, 282, 285,
 288

AND

Revised Variance Petitions & Plats for
Case #98-467-SPHA (7601 Osler Drive)

The Bureau of Developer's Plans Review has reviewed the subject zoning items, and we have no comments.

RWB:HJO:jrb

cc: File

ZONE0216.NOC



Maryland Department of Transportation
State Highway Administration

Parris N. Glendening
Governor
John D. Porcari
Secretary
Parker F. Williams
Administrator

Date: 2 . 5 . 9 9

Ms. Gwen Stephens
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

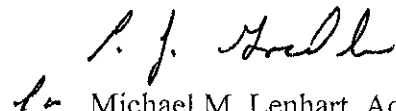
RE: Baltimore County
Item No. 281 R D D

Dear Ms Stephens:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Should you have any questions regarding this matter, please contact Larry Gredlein at 410-545-5606 or by E-mail at (lgredlein@sha.state.md.us).

Very truly yours,


Michael M. Lenhart, Acting Chief
Engineering Access Permits Division

My telephone number is _____

Maryland Relay Service for Impaired Hearing or Speech
1-800-735-2258 Statewide Toll Free

Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202



Tidewater Property Management, Inc.

RESIDENTIAL / COMMERCIAL

7 Church Lane, #15A
Baltimore, MD 21208

December 15, 1998

Nancy Wiener
Howard Hartz
25 Belchase Ct.
Baltimore, MD 21208

Dear Nancy & Howard:

Your request for approval of the addition is approved as submitted. All architectural guidelines found in the declaration and by-laws are to be followed. All county permits and laws are yours to obtain and follow. The colors and materials for the addition must match the existing house colors, siding and roofing.

Good luck on your project.

Sincerely,



Stanley Greenberg

410-484-0541 • FAX: 410-484-1329

#281

99-281-A

Plat to accompany Petition for Zoning ☒ Variance ☐ Special Hearing

PROPERTY ADDRESS: 25 - 11111 11111 11111

see pages 5 & 6 of the CHECKLIST for additional required information

Subdivision name:

plat book# 61, folio# 67, lot# 47, section# I


OWNER: HOWARD & NANCY HARTZ

BEILL CHASE COURT

50' R/W

N 76° 30' 00" W 150

bellchase
Site

 North

Vicinity Map

LOCATION INFORMATION

Election District: 3A

Councilmanic District:

T=200' scale map#:
Northwest 91

Zoning: 2160 2160

Lot size: 2 18470 TT

acreage square/feet

public **private**

SEWER:

WATER:

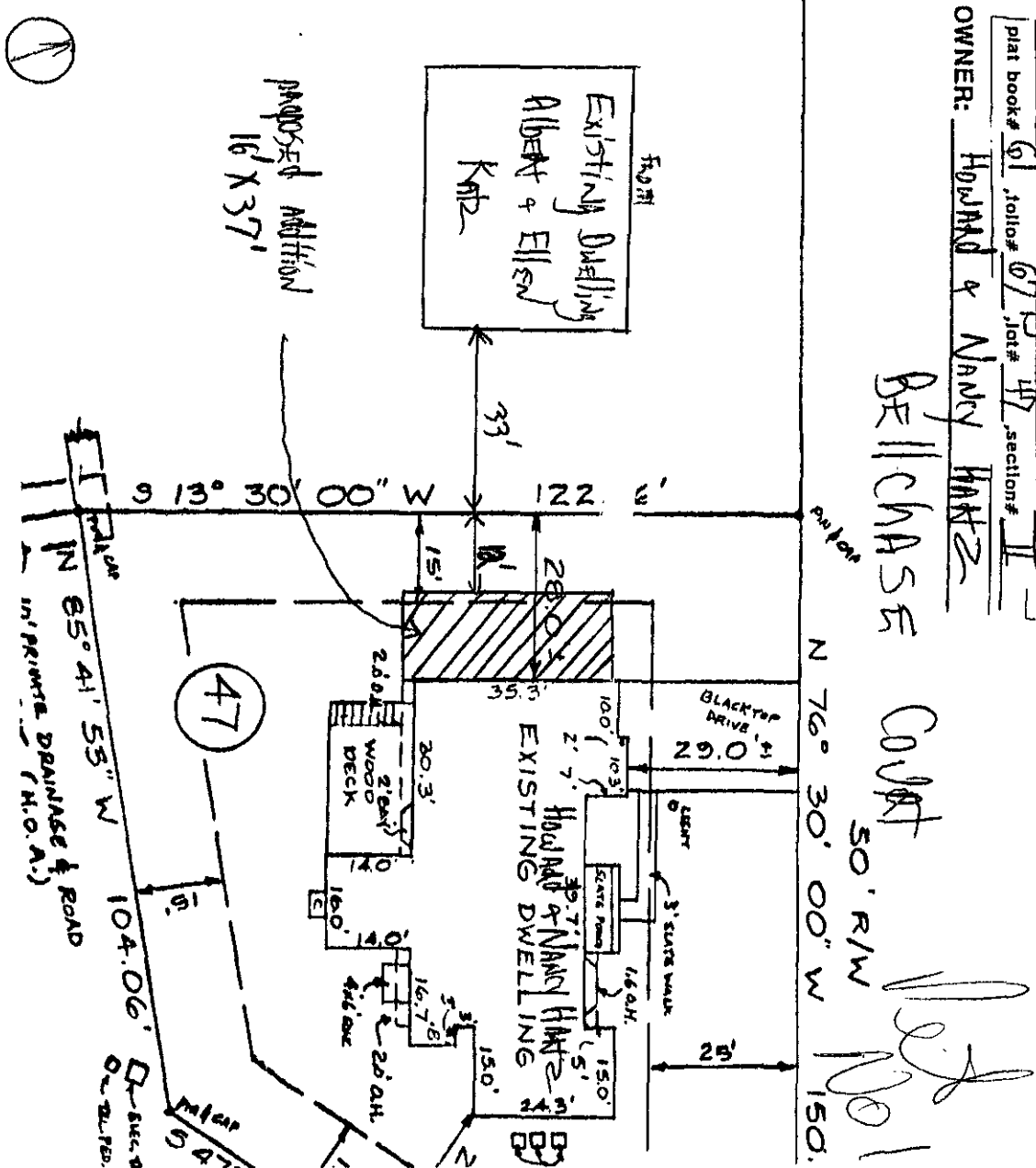
Sal Area:

Prior Zoning Hearings: N/A

Zoning Office USE ONLY!

reviewed by: ITEM #: CASE#:

K1717 281 99-281-A



proposed Addition
16' x 37'

Existing Dwelling
Albert + Ellen
Katz

9 13° 30' 00" W ↓ 122. E'

0-2-100
104-0
made
N 65° 41' 55" W
in private drainage & ROAD
(H.O.A.)

in'PR1075-07 (H.O.A.)

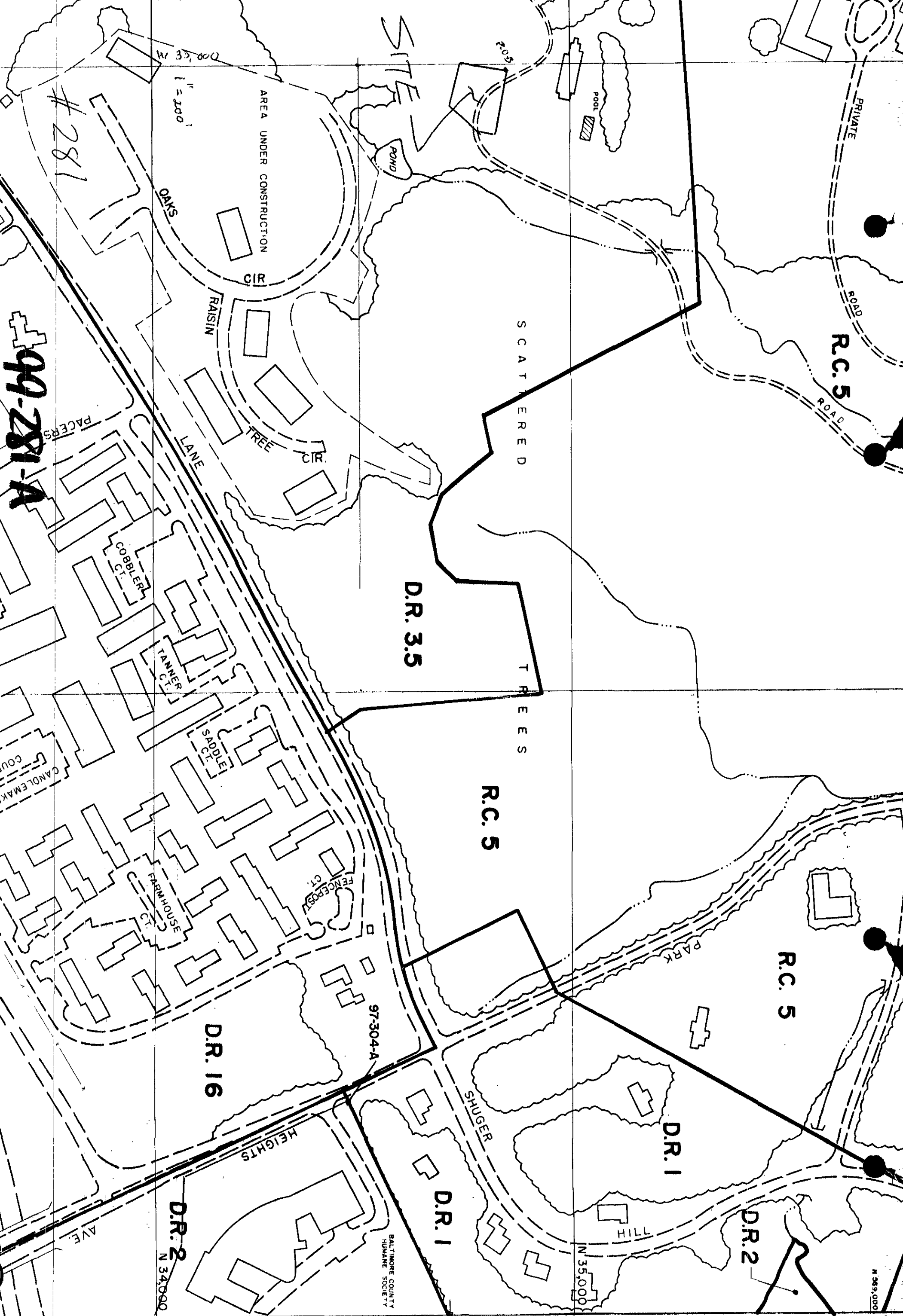
BLACKTOP
DRIVE
9.01

100 HAWTHORNE ST
EXISTING DWELLING

47

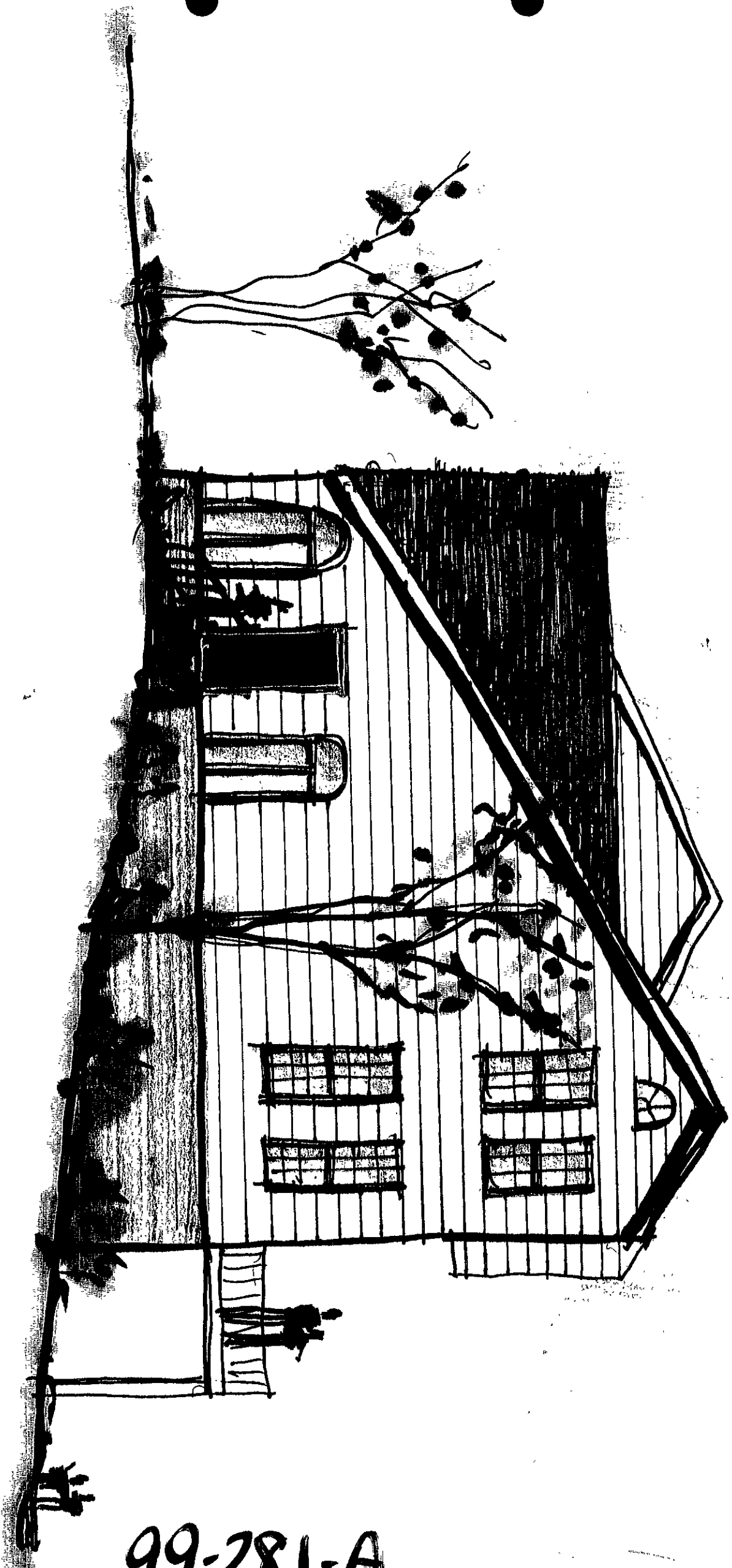
North
date: 1/21
prepared by: Holland Hart 2

Scale of Drawing: 1" = 30"



#281
#99-281-A

Architectural rendering of new addition
side view

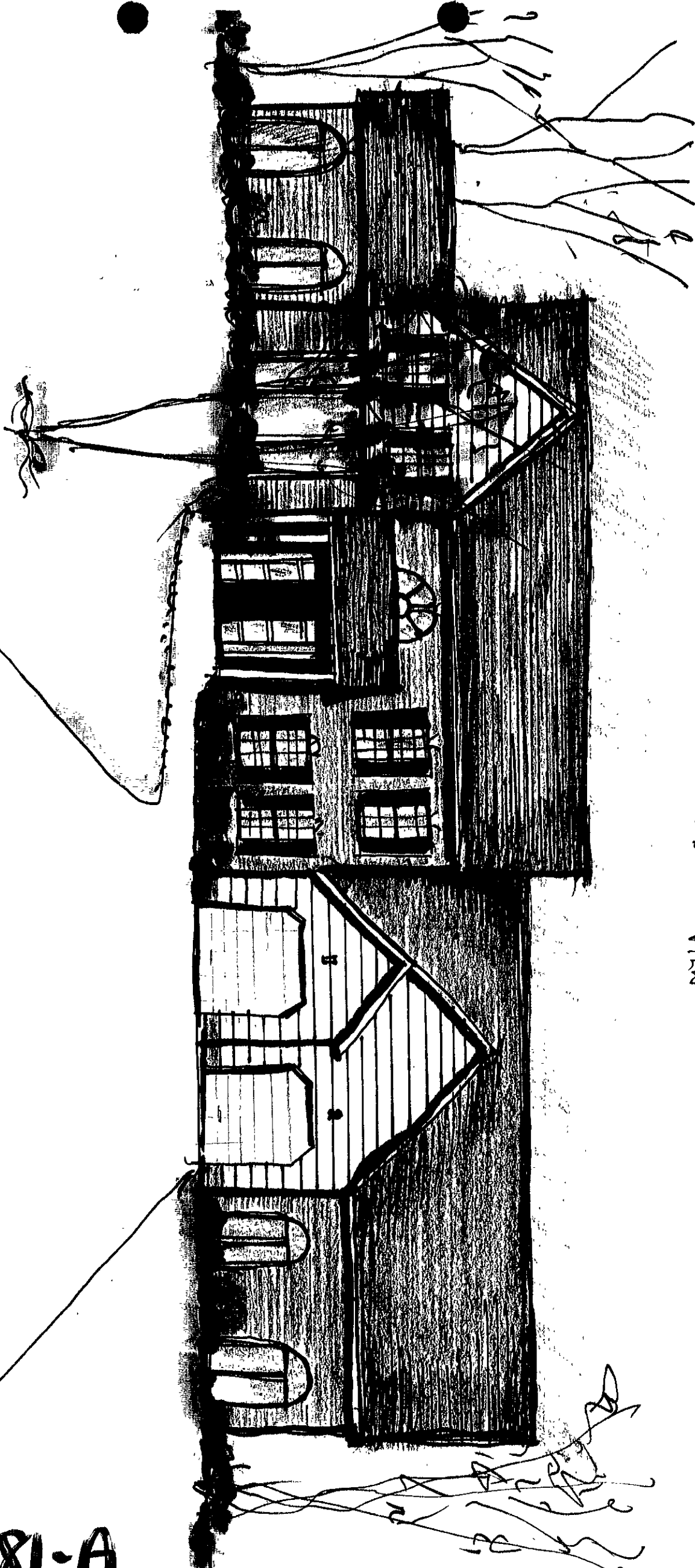


99-281-A

#281

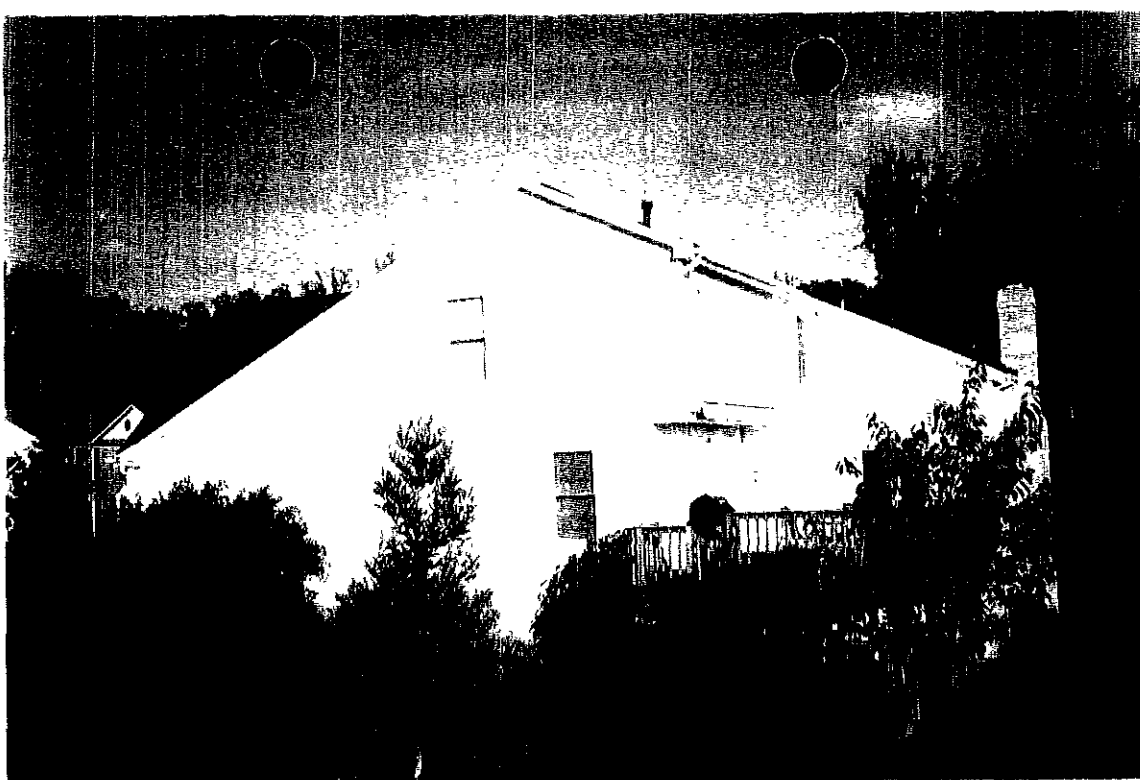
Architectural

Rendering of
Front View
New Addition



281

99-281-A



Side YARD - PROPOSED location of addition
(side view from Neighbors back yard)



Side YARD - PROPOSED location of addition
(side view from Neighbors side yard)

99-281-A

281



front view of existing house
(addition goes to the right of the garage)



99-281-A

#281



PREPARED BY AIR PHOTOGRAPHICS, INC.
MANTISSBURG, N. J. 22401

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP

#281

SCALE	LOCATION	SHEET
1" = 200' ±		
DATE OF PHOTOGRAPHY JANUARY 1986	PIKESVILLE GREY ROCK	NW 9-5

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99-281-A

MICROFILMED